

BK 5389PG063

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52-376

## QUITCLAIM DEED

014506

Know All Men by these Presents, that the Waterville Sewerage District, of Waterville, County of Kennebec and State of Maine, a body politic and corporate, located at 255 Main Street, Waterville, Maine, for consideration paid, conveys to the **Inhabitants of the City of Waterville**, a municipality located in the County of Kennebec and State of Maine, the premises situated in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

Beginning at a stone monument on the west side of Roland Street, which also marks the most northeasterly corner of land of Charles and Anna Barnes (Book 1211, Page 245); thence along the northerly line of "Beverly Hills" as noted on a plan of property of Roland J. Poulin by R. G. Knowlton, dated January 20, 1952 (Book 17, Pages 98 & 99) and described from a Plan of Property of Waterville Sewerage District by K & K Land Surveyors, Inc. dated April 1997, a bearing of N 83°-38'-49" W, a distance of 648.04 feet to an iron pipe; thence turning in a northerly direction N 11°-44'-13" E, a distance of 432.44 feet to an iron pipe; thence turning in an easterly direction, S 78°-17'-22" E, a distance of 756.64 feet to an iron pin, which marks the westerly line of said Roland Street; thence along Roland Street, S 28°-33'-24" W, a distance of 385.01 feet to the point of beginning; said parcel containing 6.433 acres, more or less.

Reserving from this parcel are the following easements as to vest in the Waterville Sewerage District, its successors and assigns, the right to construct, repair, replace, inspect and maintain the sewers and drains and appurtenances thereto with the limits of said 40 foot strips of land, described by their centerline as follows and shown on the Plan of Waterville Sewerage District:

1. Beginning at a point along the westerly side line of Roland Street; said point is S 28°-33'-24" W of an iron pin at the most northeasterly corner of the property, a distance of 137.05 feet (labeled "D" on property plan); thence S 72°-43'-38" W, a distance of 31.58 feet to a catch basin; thence S 75°-30'-16" W, a distance of 80.65 feet to a catch basin; thence N 68°-24'-42" W, a distance of 244.41 feet to a catch basin; thence N 26°-24'-09" W, a distance of 165.96 feet to a catch basin; thence N 51°-22'-59" W, a distance of 28.79 feet to the northerly property line.

2. Beginning at a point along the westerly side of Roland Street; said point is S 28°-33'-24" W of an iron pin at the most northeasterly corner of the property, a distance of 157.77 feet (labeled "S" on the property plan); thence S 67°-42'-05" W, a distance of 62.98 feet to a manhole; thence N 70°-19'-26" W, a distance of 295.62 feet to a manhole; thence N 26°-38'-05" W, a distance of 177.66 feet to a manhole; thence N 67°-24'-31" W, a distance of 49.67 feet to the northerly property line.

3. Beginning at a point along the westerly side line of Roland Street; said point is S 28°-33'-24" W of an iron pin at the most northeasterly corner of the property, a distance of 137.05 feet (labeled "D" on the property plan); thence S 72°-43'-38" W, a distance of 31.58 feet to a catch basin; thence S 75°-30'-16" W, a distance of 80.65 feet to a catch basin; thence S 57°-37'-29" W, a distance of 93.02 feet to a catch basin; thence N 70°-18'-27" W, a distance of 178.30 feet to a catch basin; thence S 48°-51'-49" W, a distance of 204.07 feet to a catch basin; thence N 52°-14'-01" W, a distance of 241.86 feet to a catch basin; thence S 46°-52'-24" W, a distance of 36.98 feet to a catch basin; thence N 77°-43'-57" W, a distance of 11.82 feet to the westerly property line.

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The above described parcel contains Two Hundred Eighty Thousand, Two Hundred Five (280,205) square feet, more or less, or Six and 433/1000ths (6.433) acres on a survey entitled "Plan of Property owned by the Waterville Sewerage District", dated 4/97 and to be recorded herewith in the Kennebec County Registry of Deeds. All iron rods called as "set" in the foregoing description are 1/2 inch rebar, capped and labeled, "K & K Land Surveyors, Inc., #1132".

It is covenanted and agreed by the grantees, its successors and assigns, that there shall be no buildings or other structures hereinafter erected within the limits of the above described easements without the express written permission of the Waterville Sewerage District, its successors and assigns.

The said Waterville Sewerage District has caused this instrument to be signed in its corporate name by David H. Blair, its Superintendent, duly authorized this 19 day of JUNE, A.D. 1997.

Signed, Scaled and Delivered in presence of

WATERVILLE SEWERAGE DISTRICT

By:

David H. Blair  
David H. Blair  
Its Superintendent

STATE OF MAINE  
Kennebec, ss.

Date: JUNE 19, 1997

Then personally appeared the above named David H. Blair and acknowledged the foregoing instrument to be his free act and deed in his said capacity and the free act and deed of said corporation.

Before me,

J. Michael Talbot  
J. Michael Talbot  
Attorney at Law

RECEIVED KENNEBEC SS.  
97 JUN 26 PM 1:19

ATTEST: Louise G. Meen  
REGISTER OF DEEDS